

2. Development that meets the criteria in Article V of Section 10 of the Leon County Code of Laws.

7.2.0 Methodologies for Phasing of Non-Residential Vested Trips

For vested non-residential developments, a methodology for estimating trip generation will be based on a land use conversion table that corresponds with the most recent version of the Institute of Transportation Engineers Manual (ITE). The Land Use Conversion Data Table, (Table 42) represents a maximum build out depending on the type of land use determined for the non-residential use. At the time of permitting, if the vested non-residential development is anticipated to impact roadways at a higher or lower level than the amount of capacity that has been reserved for that particular development, the reservation of roadway capacity will be adjusted accordingly.

8.0.0 Miscellaneous Provisions

8.1.0 Appeal - Should an appeal be necessary, it shall be submitted, in writing, with supporting documentation explaining the basis and justification for the appeal, to the Director within ten (10) working days of denial of the issuance of a Certificate of Concurrence or the issuance of a Certificate of Concurrence with conditions unacceptable to the applicant. The Director will render a decision on the appeal within fifteen (15) working days. The Director's decision may be appealed to the Board of County Commissioners.

8.2.0 Development Agreements - Development Agreements shall be negotiated between the applicant and the Director of Development Services, based upon the individual needs of the development and will be submitted to the Board of County Commissioners for final approval.

8.3.0 Pro Rata Share - In the event an applicant is required to fund a pro rata share of a facility improvement and is willing to advance fund the complete facility improvement, this will be allowed.

Future development impacting the facility will be required to reimburse the original applicant for their pro rata share of the improvement based on the estimated cost at the time of their application. The cost of the improvement will be inflated based on the present Consumer Price Index. Payment shall be made to the County which will then pay the original applicant.

Roads Inventory and Update Procedures

Roads - Inventory

The "Street Inventory/Status Report" is a tabulation of the available capacity of each segment based on the adopted LOS Standard for each segment. The traffic counts are for the p.m. peak hour and incorporate a seasonal adjustment factor. The "Committed Demand" is the estimated demand on the roadway segment that is expected to occur due to unbuilt, approved development projects and vested